



This exceptionally spacious four double bedroom semi-detached property is situated on a quiet cul-de-sac in the heart of a popular Maidenhead location. To the ground floor is a large entrance hallway leading onto a light and bright reception room with feature fireplace, a further reception room used as a dining space and onto the well sized kitchen overlooking the garden . Also on the ground floor is a well appointed family bathroom and two large double bedrooms. To the first floor is the spacious main bedroom and another double bedroom.



Externally, to the front of the property is driveway parking, a pretty garden and access to the 17ft garage. To the rear is a large, well maintained and not overlooked garden with mature shrubs and trees providing ample privacy and seclusion. The property has been well maintained, but there is endless potential to extend and develop the property



Property Information

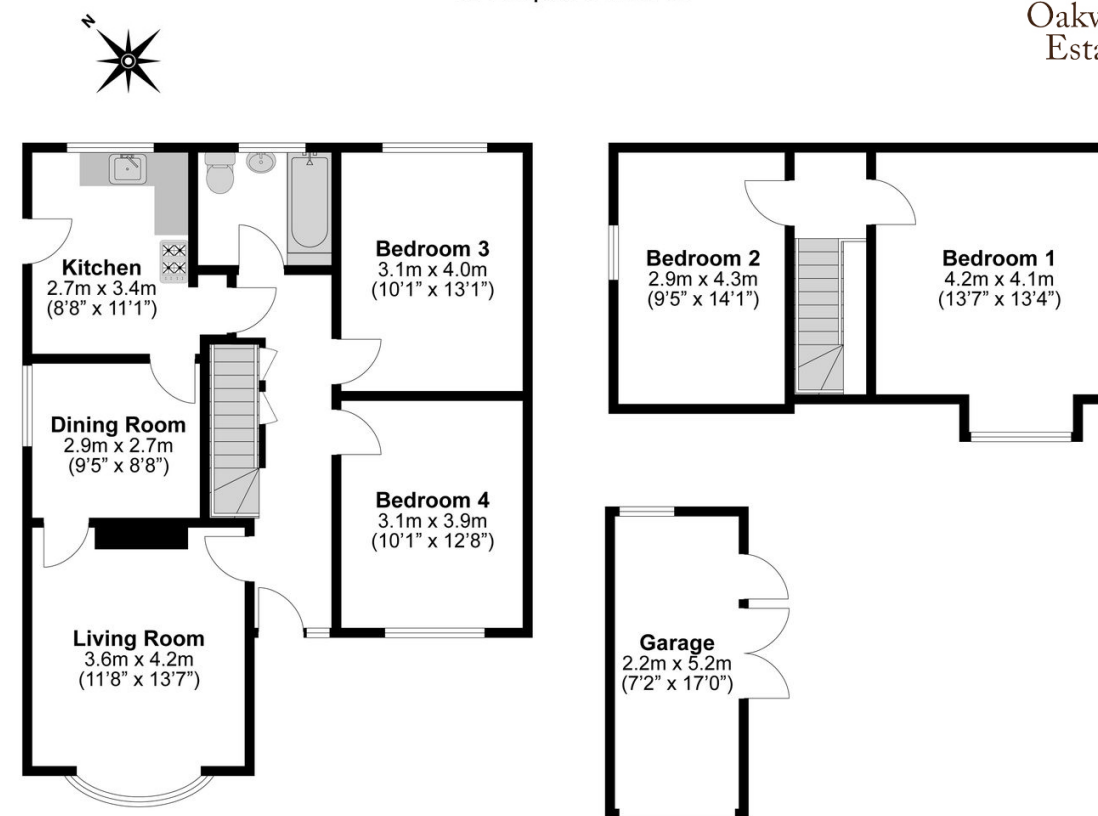
Floor Plan

-  NO CHAIN
-  GARAGE & DRIVEWAY PARKING
-  CLOSE TO MAIDENHEAD TOWN CENTRE
-  SPACIOUS ROOMS
-  IN NEED OF SOME MODERNISATION
-  FOUR BEDROOMS
-  GOOD SIZED GARDEN
-  0.3 MILES TO FURZE PLATT TRAIN STATION
-  QUIET CUL DE SAC LOCATION

Total Approximate Floor Area
1420 Square feet
132 Square metres



					
x4	x2	x1	x1	Y	Y
Bedrooms	Reception Rooms	Bathrooms	Parking Spaces	Garden	Garage



Illustrations are for identification purposes only, measurements are approximate, not to scale.

Prospective purchasers should be aware that these sales particulars are intended as a general guide only and room sizes should not be relied upon for carpets or furnishing. We have not carried out any form of survey nor have we tested any appliance or services, mechanical or electrical. All maps are supplied by Goview.co.uk from Ordnance Survey mapping. Care has been taken in the preparation of these sales particulars, which are thought to be materially correct, although their accuracy is not guaranteed and they do not form part of any contract.

External

Externally, to the front of the property is driveway parking, a pretty garden and access to the 17ft garage. To the rear is a large, well maintained and not overlooked garden bordered by mature shrubs and trees providing ample privacy and seclusion

Location

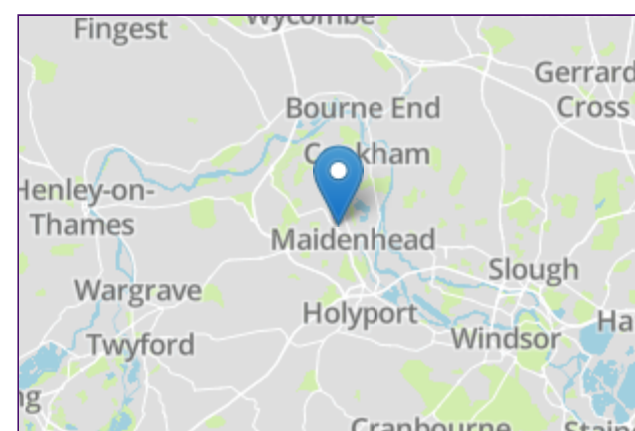
This property is conveniently located within 0.3 miles of Furze Platt Railway station - providing fast links into London Paddington (fast trains approx. 20 minutes). Maidenhead also benefits from being part of the Crossrail network and the ongoing redevelopment of the town centre. For the commuter by car, junction 8/9 of the M4 via the A404(M) or A308(M) are within easy reach - providing access to the M25, Heathrow Airport, London and the West Country.

Schools And Leisure

There are numerous local sports clubs including tennis, rugby, rowing and football, various fitness centres and racing at Ascot and Windsor. The River Thames can also be accessed at Maidenhead with many walks to be enjoyed along the Thames Path. The local area has many walking trails, including the National Trust woodland at Maidenhead Thicket and Pinkneys Green. Nearby amenities include numerous golf courses, Braywick Leisure centre, a multiplex cinema, shops and restaurants. There are also a number of good and outstanding schools close by including Furze Platt Junior and Senior Schools

Council Tax

Band F



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E	47	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			
EU Directive 2002/91/EC			